

FILED
7/12/18 2:39 pm
CLERK
U.S. BANKRUPTCY
COURT - WDPA

UNITED STATES BANKRUPTCY COURT
FOR THE WESTERN DISTRICT OF PENNSYLVANIA

IN RE: Timothy David Darr
Lacy Lynn Darr

Debtor(s)

Bayview Loan Servicing as servicer for The Bank of
New York Mellon FKA The Bank of New York, As
Trustee for the Certificateholders of Cwalt, Inc.,
Alternative Loan Trust 2005-46CB, Mortgage Pass-
Through Certificates, Series 2005-46CB,
Movant

v.

Timothy David Darr
Lacy Lynn Darr

Respondent(s)

and

Rosemary C. Crawford, Trustee

Additional Respondent

BK. NO. 18-21421 TPA

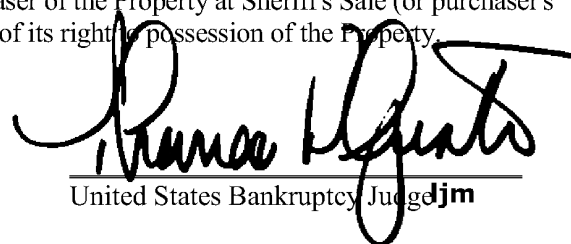
CHAPTER 7

Related to Docket # 14

ORDER MODIFYING SECTION 362 AUTOMATIC STAY

AND NOW, this 12th day of July, 2018, at Pittsburgh, upon Motion of BAYVIEW LOAN SERVICING AS SERVICER FOR THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-46CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-46CB, it is

ORDERED THAT: The Motion is granted and the Automatic Stay of all proceedings, as provided under Section 362 of the Bankruptcy Abuse Prevention and Consumer Protection Act of 2005 (The Code), 11 U.S.C. Section 362, is modified with respect to the subject premises located at 42 Spring Run Road Ext, Moon Township AKA Coraopolis, PA 15108 ("Property"), so as to allow Movant, its successors or assignees, to proceed with its rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff's Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure. Additionally, any purchaser of the Property at Sheriff's Sale (or purchaser's assignee) may take any legal action for enforcement of its right to possession of the Property.



United States Bankruptcy Judge **jrm**

Timothy David Darr
42 Spring Run Road Ext
Coraopolis, PA 15108

Lacy Lynn Darr
42 Spring Run Road Ext
Coraopolis, PA 15108

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Certificate of Notice Page 3 of 3
United States Bankruptcy Court
Western District of Pennsylvania

In re:
Timothy David Darr
Lacy Lynn Darr
Debtors

Case No. 18-21421-TPA
Chapter 7

CERTIFICATE OF NOTICE

District/off: 0315-2

User: bsil
Form ID: pdf900

Page 1 of 1
Total Noticed: 1

Date Rcvd: Jul 12, 2018

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jul 14, 2018.

db/jdb +Timothy David Darr, Lacy Lynn Darr, 42 Spring Run Road Ext, Coraopolis, PA 15108-9043

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
NONE. TOTAL: 0

***** BYPASSED RECIPIENTS *****

NONE. TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.
USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Jul 14, 2018

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on July 12, 2018 at the address(es) listed below:

James Warmbrodt on behalf of Creditor THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK,
AS TRUSTEE (CWALT 2005-46CB) bkgroup@kmlawgroup.com
Keri P. Ebeck on behalf of Creditor Duquesne Light Company kebeck@bernsteinlaw.com,
DMcKay@bernsteinlaw.com
Max C. Feldman on behalf of Debtor Timothy David Darr mcfeldman@verizon.net
Max C. Feldman on behalf of Joint Debtor Lacy Lynn Darr mcfeldman@verizon.net
Office of the United States Trustee ustpreion03.pi.ecf@usdoj.gov
Rebecca Solarz on behalf of Creditor THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK,
AS TRUSTEE (CWALT 2005-46CB) bkgroup@kmlawgroup.com
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TOTAL: 7